



Aupperle Company

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Office & Fax: (512) 329-8241

Email: Aupperle@att.net

Texas Board of Professional Engineers Registration Number F-1994

Agenda Request Transmittal

Parks & Recreation:

☒ Navigation Committee

☒ Board

From: Bruce Aupperle, P.E.

Date: 05-Oct-10

To: Parks & Recreation Department, Chris Yanez

Delivery: Hand

Re: 3112 Edgewater Drive (a.k.a. 3106 Edgewater Drive), SP-2010-0092D

Pages:

By this transmittal we hereby request that the referenced project be placed on the next available agenda for ☒ approval.
☐ discussion.

Project Type:

☐ Residential Dock

☒ Residential Dock Cluster

☐ Marina

☒ Shoreline Modification

☐ Silt Removal

☐ Other:

Owner: Lake Hills POA

Applicant: Lake Hills POA

Site Address: 3112 Edgewater Drive

Site Plan Case Number: SP-2010-0092D

Variance Requested:

☒ Exceed 20% Shoreline Width

☐ Exceed 30' Depth Into Lake

☐ Encroach Into 10' Sideyard Setback

☐ Exceed 20% of Channel Width

Description of Project and Variance Request:

This site plan application is for a new fishing pier, a shoreline modification and inclusion of existing day docks and swim platform, which were not previously permitted. The applicant proposes to remove a portion of the existing concrete bulkhead in favor of a new sand beach area, reinforce a portion of the existing concrete bulkhead to prevent failure and to remove a portion of the existing day dock to provide a 10-foot offset from the side property line. Three wetland planting areas are proposed downstream shoreline area. The shoreline width is 615'. The shoreline facilities width will be 203.6' (84.7' existing plus 118.9' proposed) or 33% of the total shoreline width.

Attachments:

☒ Site Plan.

☒ Location Map

☐ Plat

☒ Other Documents: Photos

bruce aupperle

From: Clamann, Andrew <Andrew.Clamann@ci.austin.tx.us>
Sent: Friday, October 15, 2010 11:32 AM
To: Yanez, Chris
Cc: Clamann, Andrew; aupperle@att.net
Subject: 3112 Edgewater

Chris,

Today I met with the applicant and board members from the Lake Hills community (3112 Edgewater). My previous recommendation was for the Parks Board to consider a submerged, sloped rock approach to the existing concrete bulkhead as part of any consideration for a variance. Although they do not currently propose the rock at the base of the bulkhead, their proposal now includes an area of wetland plantings on the downstream end. I feel that for this particular site, this would be an acceptable form of mitigation that is comparable to the rock. Although the vegetation will provide only a small amount of wave attenuation, it will provide greater ecological benefits, however, I support this method as mitigation for consideration of a variance.

Bruce has indicated that the quantity/size/location/species will be identified in the next update. Based on depth, substrate and stakeholder considerations, my recommendations to achieve significant ecological benefits, I recommend a minimum quantity of 40 1-gal plants (total) from one or more of the following list:

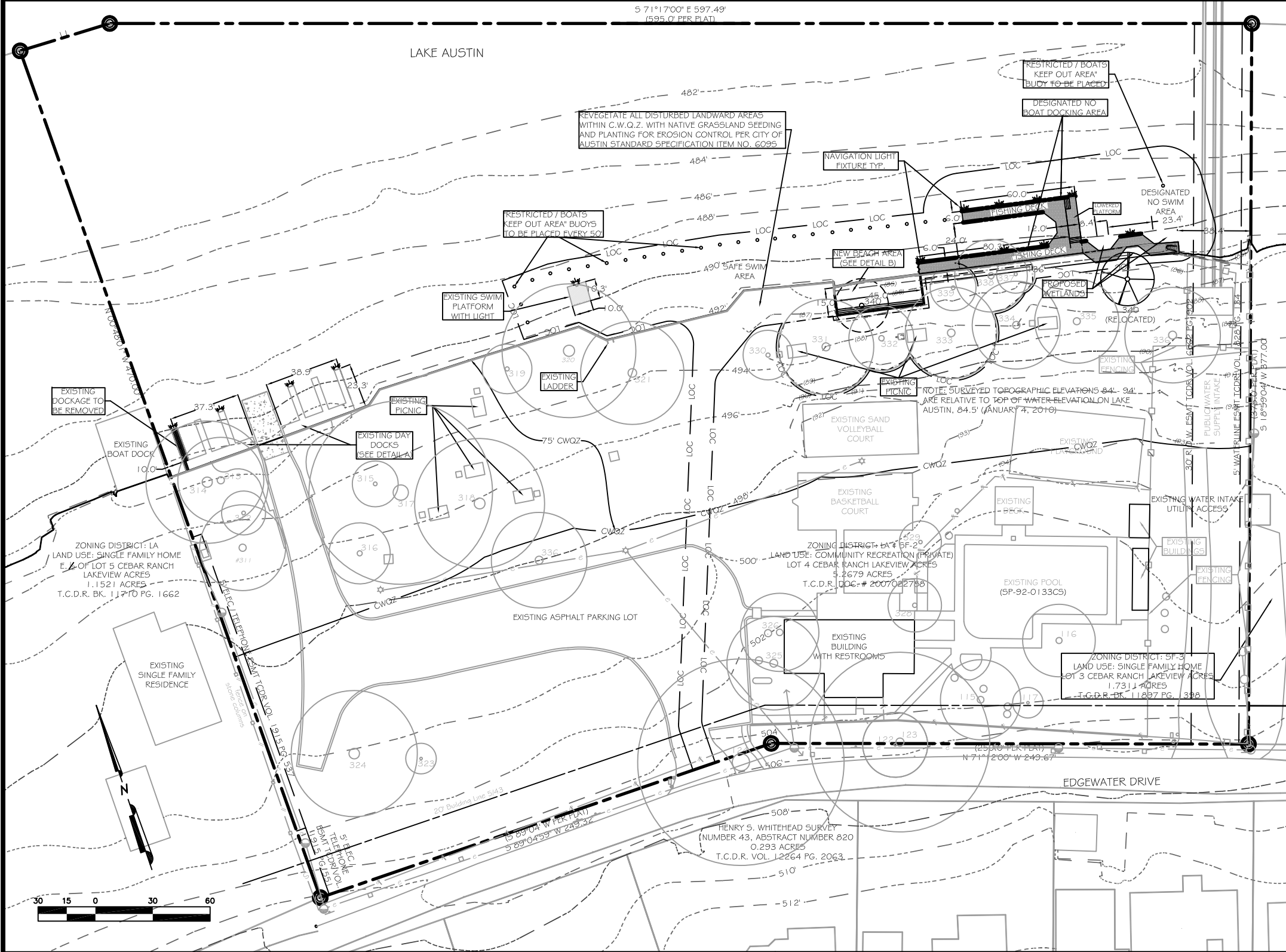
- American water-willow (*Justicia americana*)
- Delta arrowhead (*Sagittaria platyphlla*)
- Pondweed (*Potamogeton illinoensis* or *latifolius*)

Additional species can be recommended by the applicant if needed, or, if the species or quantity is not easily obtainable, the applicant can add a note that an ERM representative can authorize additional species during construction by request.

Please forward my recommendations to the Parks Board for their consideration,

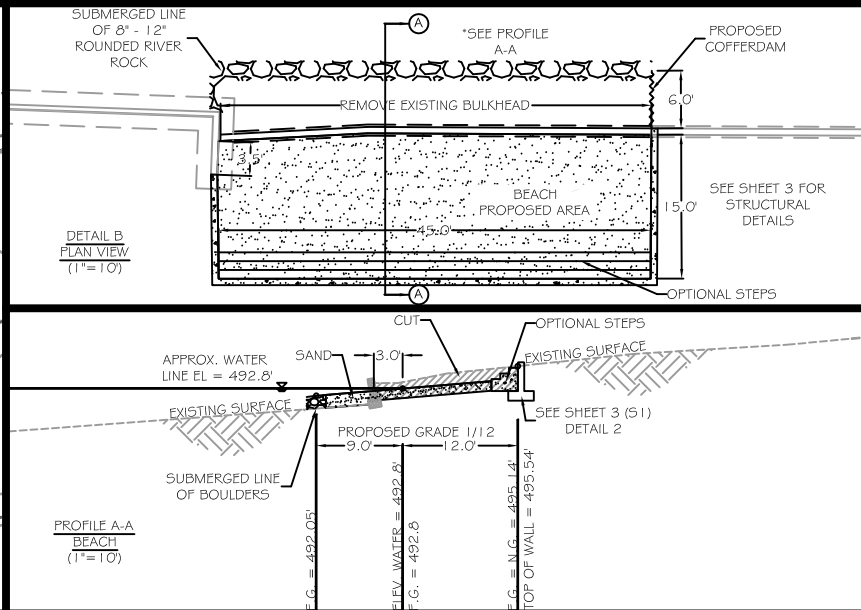
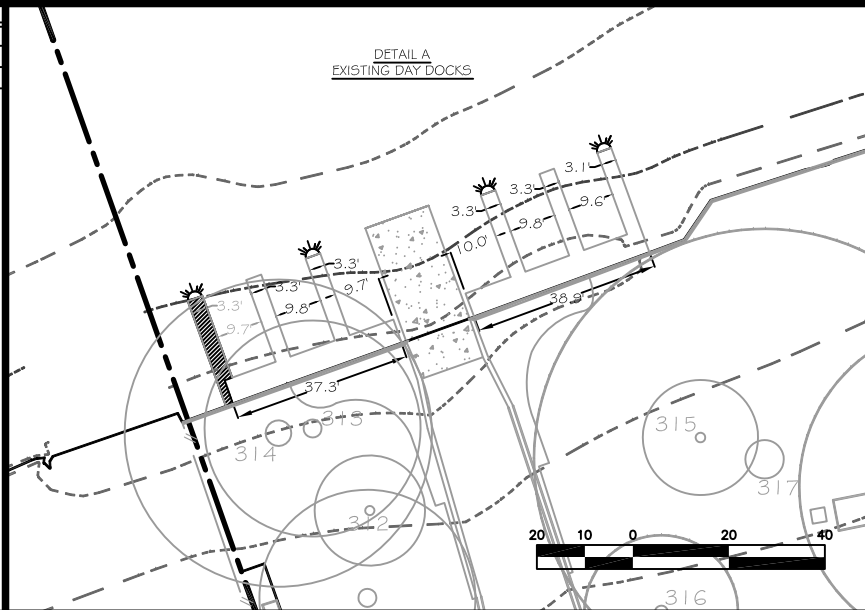
Sincerely,

Andrew Clamann
Environmental Scientist
City of Austin, Watershed Protection
(512) 974-2694
andrew.clamann@ci.austin.tx.us



SURVEY DATA		
LINE DATA		
LINE	BEARING	LENGTH
L1 (PER PLAT)	S 88°17'00" E	49.00'

NOTED ENTITLEMENTS:
INGRESS OR EGRESS T.C.D.R. VOL. 2093 PG. 24



NOTES:

1. A DOCK MUST BE CONTINUOUSLY LIGHTED WITH AMBER LIGHTS BETWEEN SUNSET AND SUNRISE EACH DAY.
2. A DOCK MUST HAVE AT LEAST TWO LIGHT STATIONS. THE LIGHT STATION MUST BE LOCATED ON THE END OF THE DOCK AND ON THE SIDE THAT IS FARTEST FROM AND PARALLEL TO THE SHORELINE. THE LIGHT MUST BE VISIBLE TO A PROPERLY APPROACHING WATERCRAFT.
3. NAVIGATION LIGHTS MUST HAVE A TWO-BULB FIXTURE, WITH TWO WORKING LIGHT BULBS RATED BETWEEN 7-1/2 AND 25 WATTS INCLUSIVE. LIGHT BULBS OR BULB COVERS MUST BE AMBER, AND WHITE LIGHT MAY NOT RADIATE FROM THE FIXTURE. WEATHERPROOF LAMP HOLDERS AND JUNCTION BOXES ARE REQUIRED. EACH LIGHT FIXTURE MUST BE WIRED WITH A SWITCH OPERATED BY A PHOTOELECTRIC CELL SO THAT THE LIGHTS WILL OPERATE AUTOMATICALLY DURING THE HOURS THAT THE DOCK IS REQUIRED TO BE LIGHTED.
4. THE FACILITY OPERATOR SHALL PROVIDE FOR THE ON-SITE COLLECTION OF GARBAGE AT THE MARINA OR COMMON AREA.
A) AT LEAST ONE GARBAGE CAN WITH A CAPACITY OF AT LEAST 32 GALLONS IS REQUIRED FOR EACH FOUR PICNIC UNITS AND FOR EACH FOUR BOAT SLIPS.
B) THE FACILITY OPERATOR SHALL REMOVE GARBAGE IN A TIMELY MANNER.

COMPATIBILITY STANDARDS NOTES:

5. ALL EXTERIOR LIGHTING WILL BE HOODED OR SHIELDED FROM THE VIEW OF ADJACENT RESIDENTIAL PROPERTY. (LAND DEVELOPMENT CODE SECTION 25-2-1064)
6. THE NOISE LEVEL OF MECHANICAL EQUIPMENT WILL NOT EXCEED 70 DBA AT THE PROPERTY LINE ADJACENT TO RESIDENTIAL USES. (LAND DEVELOPMENT CODE SECTION 25-2-1067)

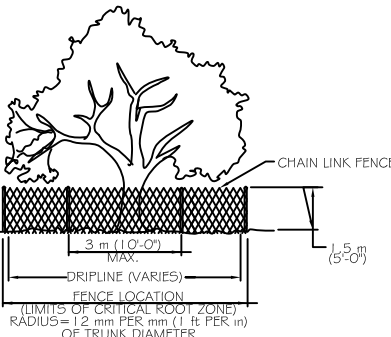
TREE LIST

TAG NO.	COMMON NAME	SIZE
115	PALM	21"
116	PALM	19"
117	CYPRESS	8"
122	HACKBERRY	17"
123	HACKBERRY	47"
124	COTTONWOOD	54"
311	WILLOW	22.5"
312	ELM	11.5"
313	ELM	22.5"
314	ELM	32"
315	PALM	12"
316	PALM	16"
317	COTTONWOOD	48"
318	SYCAMORE	34"
319	CYPRESS	13"
320	COTTONWOOD	35"
321	PALM	27"
322	PALM	19"
323	MESQUITE	8"
324	MESQUITE	33"
325	HACKBERRY	24.5"
326	HACKBERRY	20.5"
328	HACKBERRY	14"
329	CYPRESS	11"
330	SYCAMORE	13"
331	CYPRESS	25"
332	SYCAMORE	17"
333	SYCAMORE	24"
334	SYCAMORE	23"
335	SYCAMORE	22"
336	COTTONWOOD	25"
337	MAPLE	10"
338	COTTONWOOD	19"
339	CYPRESS	12"
340	PALM	14" TO BE RELOCATED

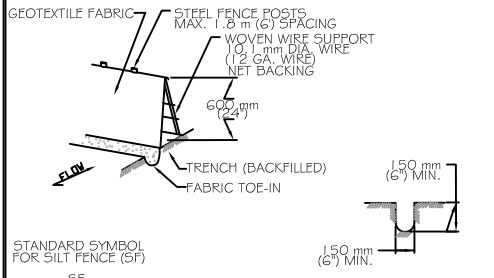
SHORELINE WIDTH = ± 615'
AT 20% MAX DOCK WIDTH = ± 123'
EXISTING DOCKAGE: 37.4' + 38.9' + 10.0' = ± 86.3'
EXISTING DOCKAGE TO BE REMOVED: = ± 1.6'
TOTAL EXISTING DOCKAGE: = ± 84.7' (14%)
TOTAL PROPOSED DOCKAGE = ± 118.9' (19%)
TOTAL DOCKAGE = 84.7' + 118.9' = 203.6' (33%)

LEGEND

- 905 EXISTING GRADING CONTOUR
- PROPERTY LINE
- LOC LIMITS OF CONSTRUCTION
- S/LOC SILT FENCE & LOC
- OE OVERHEAD ELECTRIC
- Tree Fence Protection
- CWQZ CRITICAL WATER QUALITY ZONE
- ZONING DISTRICTS
- FENCE



CITY OF AUSTIN	
WATERSHED PROTECTION DEPARTMENT	TREE PROTECTION FENCE
RECORD COPY SIGNED BY J. PATRICK MURPHY 1/11/5/99	TYPE A - CHAIN LINK STANDARD NO. 6105-2



- NOTES:
1. STEEL POSTS WHICH SUPPORT THE SILT FENCE SHALL BE INSTALLED AT A SLIGHT ANGLE TOWARD THE ANTICIPATED RUNOFF SOURCE. POST MUST BE EMBEDDED A MINIMUM OF 300 mm (12").
 2. THE TOP OF THE SILT FENCE SHALL BE TRENCHED IN WITH A SPADE OR MACHINERY TO KEEP IT FLAT. THE DOWN-SLOPE FACE OF THE TRENCH IS FLAT AND PERPENDICULAR TO THE LINE OF FLOW. WHERE THE FENCE CANNOT BE TRENCHED INTO THE SURFACE (E.G. PAVEMENT), THE FABRIC FLAP SHALL BE WEIGHTED DOWN WITH WASHED GRAVEL ON UP-HILL SIDE TO PREVENT FLOW UNDER FENCE.
 3. THE TRENCH MUST BE A MINIMUM OF 150 mm (6 inches) DEEP AND 150 mm (6 inches) WIDE TO ALLOW FOR THE SILT FENCE FABRIC TO BE LAID IN THE GROUND AND BACKFILLED WITH COMPACTED MATERIAL.
 4. SILT FENCE SHOULD BE SECURELY FASTENED TO EACH STEEL SUPPORT POST OR TO WOVEN WIRE, WHICH IS IN TURN ATTACHED TO THE STEEL FENCE POST.
 5. INSPECTION SHALL BE MADE WEEKLY OR AFTER EACH RAINFALL EVENT AND REPAIR OR REPLACEMENT SHALL BE MADE PROMPTLY AS NEEDED.
 6. SILT FENCE SHALL BE REMOVED WHEN THE SITE IS COMPLETELY STABILIZED SO AS NOT TO BLOCK OR IMPEDE STORM FLOW OR DRAINAGE.
 7. ACCUMULATED SILT SHALL BE REMOVED WHEN IT REACHES A DEPTH OF 150 mm (6 inches). THE SILT SHALL BE DISPOSED OF ON AN APPROVED SITE AND IN SUCH A MANNER THAT WILL NOT CONTRIBUTE TO ADDITIONAL SILTATION.

CITY OF AUSTIN	
WATERSHED PROTECTION DEPARTMENT	SILT FENCE
RECORD COPY SIGNED BY J. PATRICK MURPHY 5/23/00	STANDARD NO. 6425-1

APPROVED

DATE

NO.

REVISION

AUPPERLE COMPANY

Engineering, Planning & Development Services

2219 Westlake Drive #110, Austin, Texas 78746 512 329-8241

Texas Board Of Professional Engineers Registration Number F-11994

3112 EDGEWATER DRIVE

SITE PLAN

DESIGNED: DMM

APPROVED:

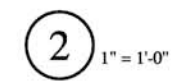
SCALE:


3112 EDGEWATER DRIVE

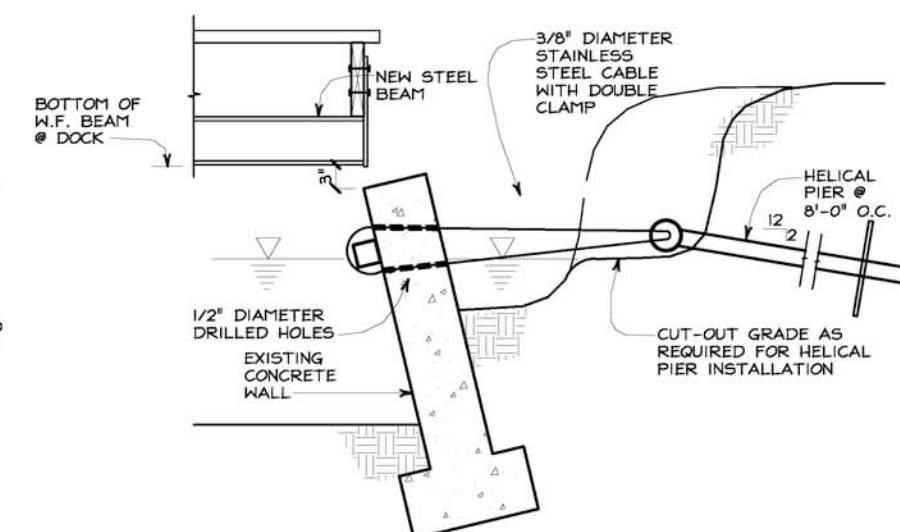
DATE: AUGUST 26, 2010

SHEET 2 of 3

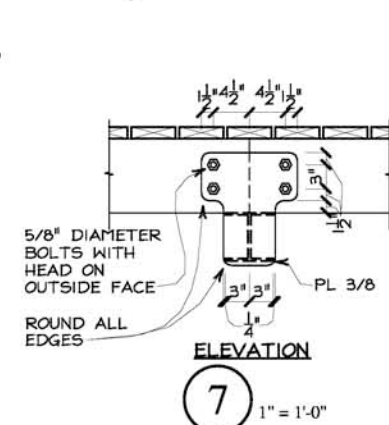
C2



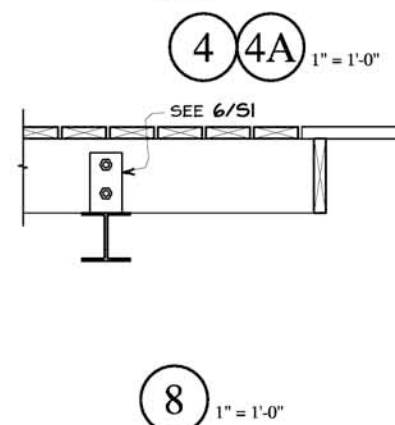
PLAN NOTE:
1)  LIMIT OF EXISTING
WALL TO REMAIN.



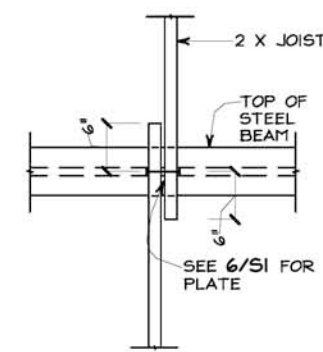
5 WALL SECTION @ TIE BACK
1" = 1'-0"



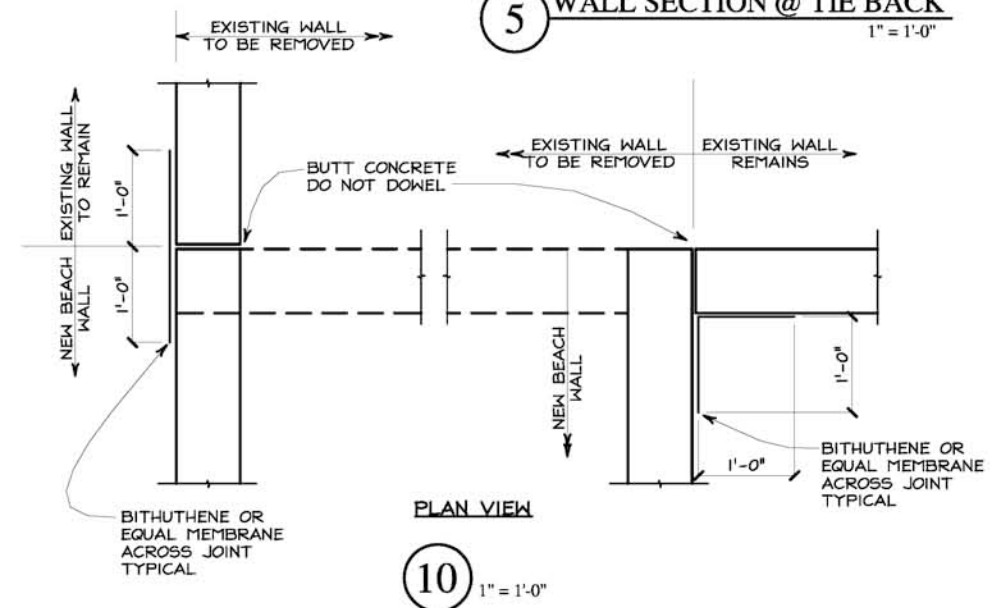
4
ELEVATION



PLAN VIEW



PLAN VIEW

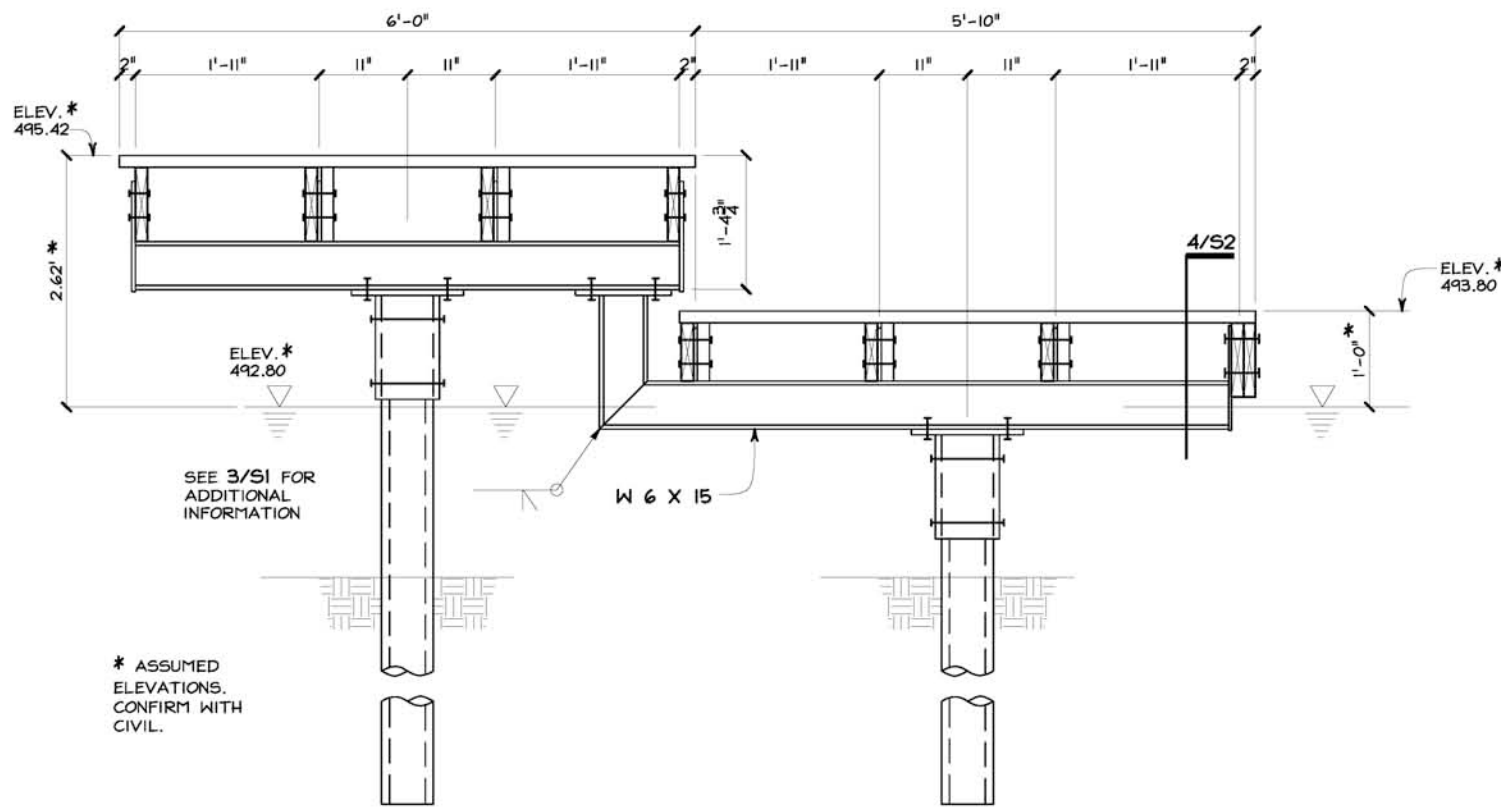


PLAN VIEW

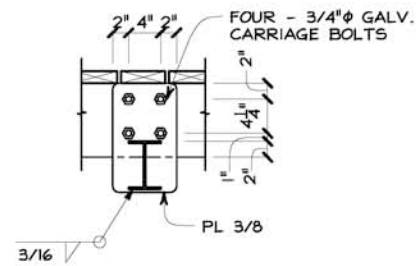
DATE: OCT. 19, 2010

3 OF 4

S1

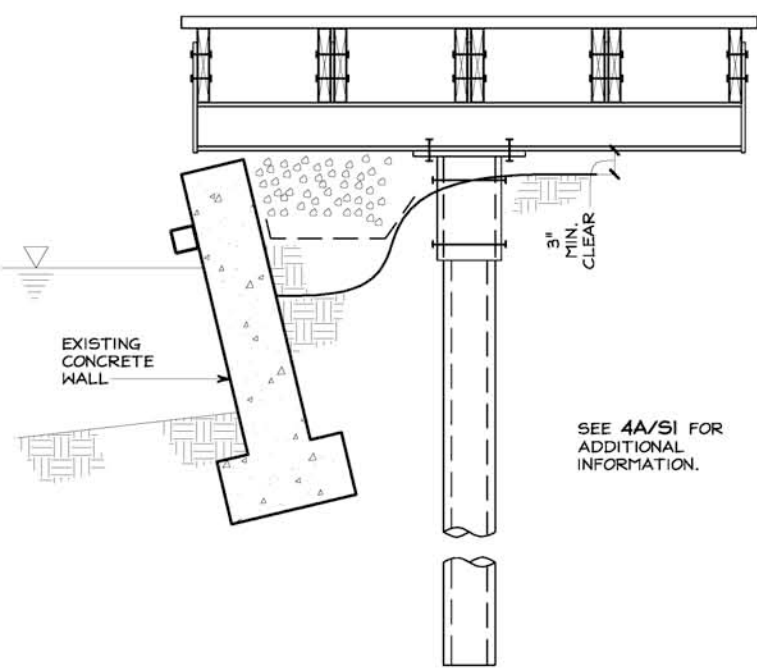


* ASSUMED ELEVATIONS. CONFIRM WITH CIVIL.

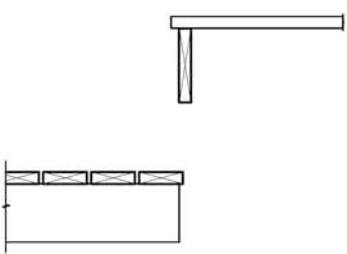


4 1" = 1'-0"

1 1" = 1'-0"



2 1" = 1'-0"



3 1" = 1'-0"

3112 EDGEWATER DRIVE BOARDWALK AND RETAINING WALL STRUCTURAL DETAILS

DATE: OCT. 19, 2010

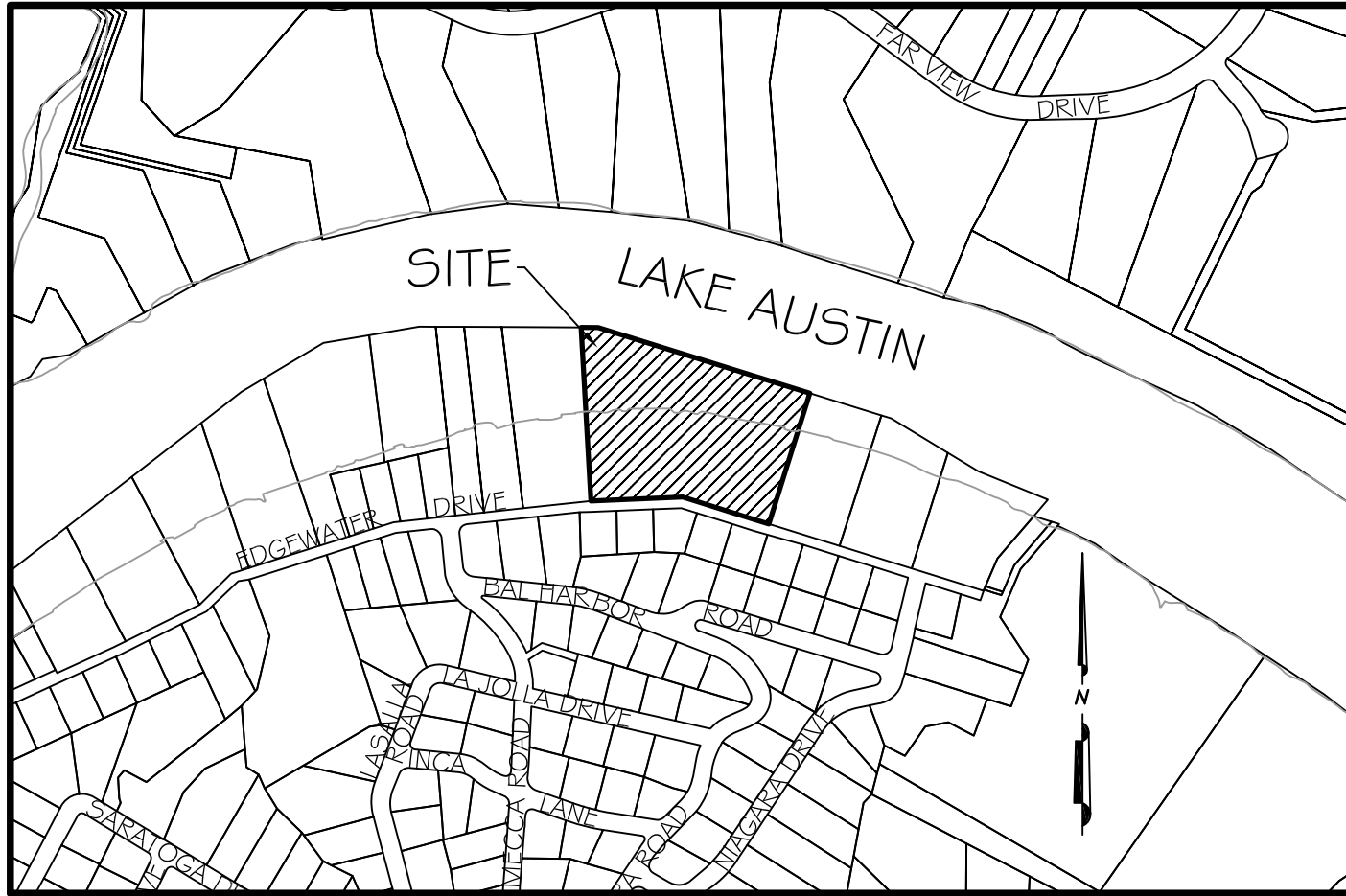
4 OF 4

S2



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MAPSCO GRID C29
VICINITY MAP
NTS



3112 Edgewater Dr, Austin, TX 78733

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30°21'15.63" N 97°51'35.40" W elev 483 ft

©2009 Google

Imagery Date: Nov 25, 2009

Eye alt 3782 ft

